113.0	0005	0012.0	1 of 1	Residential		Total Card / Total Parcel
Map	Block	Lot	CARD	ARLINGTON	APPRAISED:	593,900 / 593,900
					USE VALUE:	593,900 / 593,900
					ASSESSED:	593,900 / 593,900

PROPERTY LOCATION

No	Alt No	Direction/Street/City
129		NEWLAND RD, ARLINGTON

OWNERSHIP

Unit #:

Owner 1:	ARANOW ERIC B
Owner 2:	
Owner 3:	
Street 1:	129 NEWLAND ROAD
Street 2:	
Twn/City:	ARLINGTON
St/Prov:	MA Cntry: Own Occ: N
Postal:	02474 Type:

PREVIOUS OWNER

Owner 1:	
Owner 2:	
Street 1:	
Twn/City:	
St/Prov:	Cntry:
Postal:	

NARRATIVE DESCRIPTION

This parcel contains 4,277 Sq. Ft. of land mainly classified as One Family with a Bungalow Building built about 1932, having primarily Aluminum Exterior and 1439 Square Feet, with 1 Unit, 1 Bath, 1 3/4 Bath, 0 HalfBath, 5 Rooms, and 2 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	4277.000	210,100		383,800	593,900
Total Card	0.098	210,100		383,800	593,900
Total Parcel	0.098	210,100		383,800	593,900

Source: Market Adj Cost | Total Value per SQ unit /Card: 412.66 | /Parcel: 412.6

Legal Description

Entered Lot Size	
Total Land:	
Land Unit Type:	

User Acct	72539
GIS Ref	
GIS Ref	
Insp Date	10/13/18

!8808!

PREVIOUS ASSESSMENT

Parcel ID: 113.0-0005-0012.0

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	101	FV	210,100	0	4,277.	383,800	593,900	593,900	Year End Roll	12/18/2019
2019	101	FV	180,200	0	4,277.	378,300	558,500	558,500	Year End Roll	1/3/2019
2018	101	FV	180,200	0	4,277.	290,600	470,800	470,800	Year End Roll	12/20/2017
2017	101	FV	180,200	0	4,277.	274,200	454,400	454,400	Year End Roll	1/3/2017
2016	101	FV	180,200	0	4,277.	252,200	432,400	432,400	Year End	1/4/2016
2015	101	FV	158,000	0	4,277.	235,800	393,800	393,800	Year End Roll	12/11/2014
2014	101	FV	158,000	0	4,277.	217,100	375,100	375,100	Year End Roll	12/16/2013
2013	101	FV	158,000	0	4,277.	217,100	375,100	375,100		12/13/2012

PRINT

Date	Time
12/10/20	23:21:05

LAST REV

Date	Time
08/13/19	08:42:03
apro	

SALES INFORMATION

TAX DISTRICT:

PAT ACCT.: 8808

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
FED. NATIONAL M	1106-190		1/20/1993		132,000	No	No		Y

USER DEFINED

Prior Id # 1:	72539
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
11/9/2018	1681	Heat App	4,860	C				
12/2/2015	1850	Add Bath	15,000					
10/10/2015	1463	Solar Pa	3,000					
2/23/2006	117	Add Att	20,000	C		G7	GR FY07	REDODEL ATTIC
7/26/1996	359	Redo Kit	10,000	C				REMODEL KITCHEN
2/22/1993	41		520	C				REMODEL WALL

ACTIVITY INFORMATION

Date	Result	By	Name
10/13/2018	Inspected	BS	Barbara S
9/20/2018	Missed Appt.	CC	Chris C
8/9/2018	MEAS&NOTICE	BS	Barbara S
12/11/2008	Meas/Inspect	336	PATRIOT
7/24/2003	Inspected	BR	B Rossignol
11/6/2000	Hearing Chag		
2/7/2000	Measured	263	PATRIOT
9/3/1993		MF	

Sign: VERIFICATION OF VISIT NOT DATA __/__/__

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		4277		Sq. Ft.	Site		0	70.	1.28	6									383,818						383,800	

Total AC/HA:	0.09819	Total SF/SM:	4277	Parcel LUC:	101	One Family	Prime NB Desc:	ARLINGTON	Total:	383,818	Spl Credit		Total:	383,800

Disclaimer: This Information is believed to be correct but is subject to change and is not warranteed.

EXTERIOR INFORMATION

Type:	2 - Bungalow		
Sty Ht:	1A - 1 Sty +Attic		
(Liv) Units:	1	Total:	1
Foundation:	2 - Conc. Block		
Frame:	1 - Wood		
Prime Wall:	3 - Aluminum		
Sec Wall:			%
Roof Struct:	1 - Gable		
Roof Cover:	1 - Asphalt Shgl		
Color:	ORANGE		
View / Desir:			

GENERAL INFORMATION

Grade:	C - Average		
Year Blt:	1932	Eff Yr Blt:	
Alt LUC:		Alt %:	
Jurisdict:		Fact:	.
Const Mod:			
Lump Sum Adj:			

INTERIOR INFORMATION

Avg Ht/FL:	STD		
Prim Int Wall	2 - Plaster		
Sec Int Wall:			%
Partition:	T - Typical		
Prim Floors:	3 - Hardwood		
Sec Floors:			%
Bsmnt Flr:	12 - Concrete		
Subfloor:			
Bsmnt Gar:			
Electric:	3 - Typical		
Insulation:	2 - Typical		
Int vs Ext:	S		
Heat Fuel:	2 - Gas		
Heat Type:	3 - Forced H/W		
# Heat Sys:	1		
% Heated:	100	% AC:	
Solar HW:	Yes	Central Vac:	NO
% Com Wall		% Sprinkled:	

BATH FEATURES

Full Bath	1	Rating:	Average
A Bath:		Rating:	
3/4 Bath:	1	Rating:	Very Good
A 3QBth		Rating:	
1/2 Bath:		Rating:	
A HBth:		Rating:	
OthrFix:	1	Rating:	Fair

OTHER FEATURES

Kits:	1	Rating:	Average
A Kits:		Rating:	
Frpl:	1	Rating:	Average
WSFlue:		Rating:	

CONDO INFORMATION

Location:	
Total Units:	
Floor:	
% Own:	
Name:	

DEPRECIATION

Phys Cond:	AV - Average	31.	%
Functional:			%
Economic:			%
Special:			%
Override:			%
	Total:	31	%

CALC SUMMARY

Basic $ / SQ:	90.00
Size Adj.:	1.35000002
Const Adj.:	0.98990101
Adj $ / SQ:	120.273
Other Features:	82315
Grade Factor:	1.00
NBHD Inf:	1.00000000
NBHD Mod:	
LUC Factor:	1.00
Adj Total:	304451
Depreciation:	94380
Depreciated Total:	210071

COMMENTS

RESIDENTIAL GRID

1st Res Grid	Desc:	Line 1	# Units:	1

Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O
Other												
Upper												
Lvl 2												
Lvl 1												
Lower												

Totals	RMs:	5	BRs:	2	Baths:	1	HB	

REMODELING

Exterior:	
Interior:	
Additions:	
Kitchen:	1996
Baths:	
Plumbing:	
Electric:	
Heating:	
General:	

RES BREAKDOWN

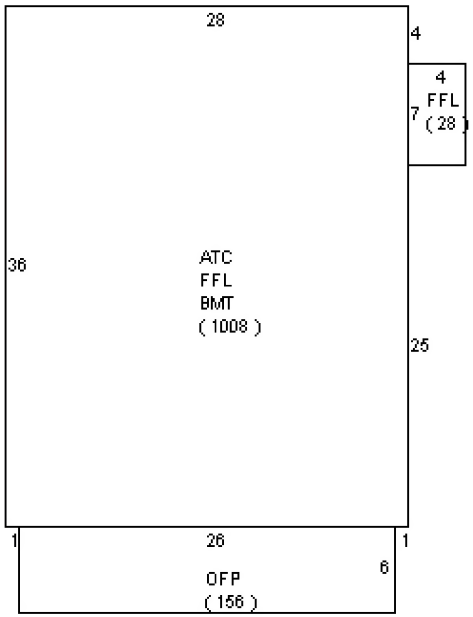
No Unit	RMS	BRS	FL
1	5	2	
Totals			
1	5	2	

COMPARABLE SALES

Rate	Parcel ID	Typ	Date	Sale Price

WtAv$/SQ:		AvRate:	Ind.Val
Juris. Factor:		Before Depr:	120.27
Special Features:	0	Val/Su Net:	82.30
Final Total:	210100	Val/Su SzAd	151.28

SKETCH



SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value
FFL	First Floor	1,036	120.270	124,603
BMT	Basement	1,008	50.510	50,919
ATC	Attic	353	120.270	42,432
OFP	Open Porch	156	26.800	4,181

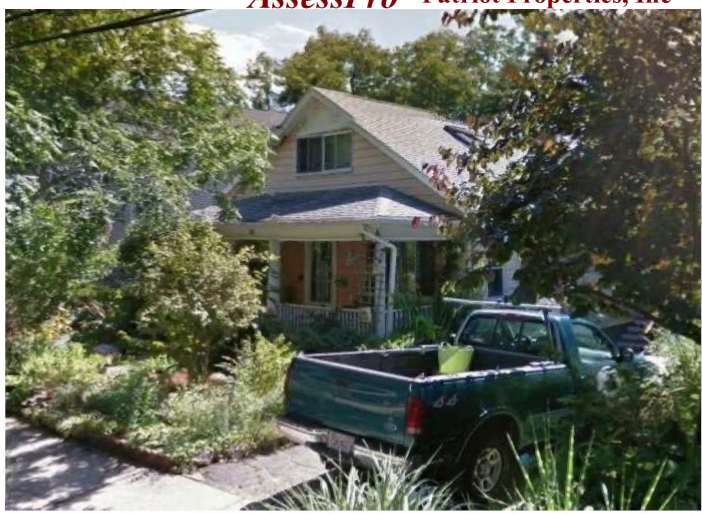
Net Sketched Area:	2,553			Total:	222,135
Size Ad	1388.7999	Gross Are	3208	FinArea	1439

SUB AREA DETAIL

Sub Area	% Usbl	Descrip	% Type	Qu	# Ten
BMT	100	GFB	40		

IMAGE

AssessPro Patriot Properties, Inc



MOBILE HOME

Make:		Model:		Serial #:		Year:		Color:	

SPEC FEATURES/YARD ITEMS

PARCEL ID

113.0-0005-0012.0

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value

More:	N	Total Yard Items:		Total Special Featues:		Total:	